lands, and other areas in which geologic, vegetative, and soil conditions indicate a substantial possibility of erosion and flooding. Incompatible or poorly positioned development within these areas may create the potential for damage to life and property. In Kill Devil Hills, the two types of ocean hazard AEC's are ocean erodible areas and high hazard flood areas.

The ocean erodible AEC includes that area in which there exists a substantial possibility of significant erosion and shoreline fluctuation. The seaward boundary of this area is the mean low water line. The landward boundary of this area is determined by a combination of:

- a distance from the first line of stable natural vegetation to the recession line established by multiplying the long-term annual erosion rate by 60; provided that, where there has been no long-term erosion or the rate is less than two feet per year, this distance shall be set at 120 feet landward from the first line of stable natural vegetation; and,

- the distance landward from the above recession line to a second recession line that would be generated by a storm having a one-percent chance of being equaled or exceeded in any given year.

The high hazard flood AEC is the oceanfront area subject to flooding and high velocity waters (including wave wash) in a storm having a one-percent chance of being equaled or exceeded in any given year, and indicated as Zones V1-V30 (known as "V zones") on the Flood Insurance Rate Maps (FIRM) established by the Federal Flood Insurance Administration.

The Coastal Area Management Act includes guidelines covering uses of and development in areas of environmental concern, with separate guidelines for the different categories of AEC's designated by the Coastal Resources Commission.